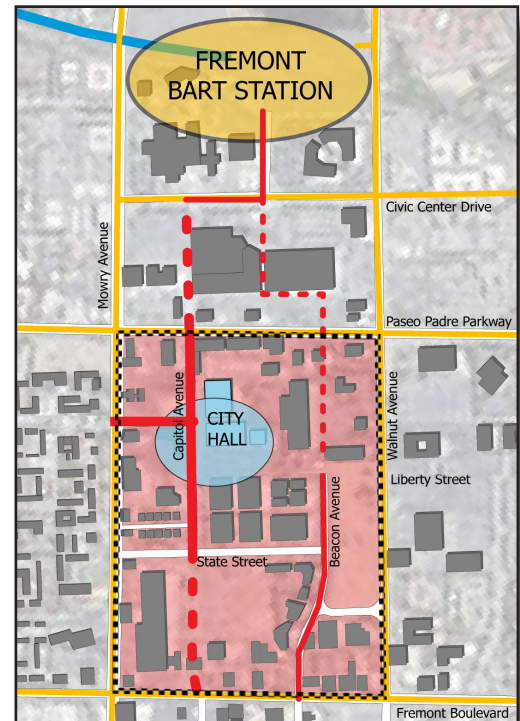


Downtown District Proactive Planning

Recently the City Council began the planning efforts for the Downtown District. This 110-acre area is bounded by Fremont Boulevard, Mowry Avenue, Paseo Padre Parkway, and Walnut Avenue and was previously referred to as the Focus Area of the Central Business District and the Midtown District. The City envisions the Downtown District as the centerpiece within a broader area to be known as the “City Center,” and has teamed with TMG Partners, one of the largest commercial developers in the Bay Area, and HOK Architects, a nationally recognized planning and design firm, to develop new Community Plan and Design Guidelines.

The Downtown District will be unique in Fremont in that both its building density and public spaces will be designed to respect pedestrian-scale and be supportive of transit. The Downtown District will include mixed-use buildings for retail, offices, housing, and entertainment, along with plazas organized around a main street. This main street, to be constructed on Capitol Avenue with an extension of it to Fremont Boulevard, will become the major retail focus. Capitol Avenue will also be anchored by the City of Fremont Administrative Offices and a public plaza.



Smart Development, Smart Growth

This entire Downtown District will be walkable, containing improved streetscape design, street narrowing, and locating buildings at the street edge. There will be connections to the nearby Fremont BART station. New buildings will be energy efficient and many will be LEED certified. In addition, the City Council has directed that the entire Downtown District should be recognized as a leader in sustainable development with the goal of obtaining a LEED Neighborhood Development designation.

Additional public outreach and community engagement are now underway. If you wish to be notified of any public meetings on the Downtown District, sign up at www.Fremont.gov/Downtowninfo. For general questions about this project, contact Senior Planner Wayne Morris at wmorris@fremont.gov or 510-494-4729.